

PROPERTY LOCATION

No	Alt No	Direction/Street/City
47		MYSTIC ST, ARLINGTON

OWNERSHIP

Owner 1:	SENCURY LLC				
Owner 2:					
Owner 3:					
Street 1:	41 B CUSHING ST				
Street 2:					
Twn/City:	CAMBRIDGE				
St/Prov:	MA	Cntry		Own Occ:	N
Postal:	02138			Type:	

PREVIOUS OWNER

Owner 1: AMINI REZA & -			
Owner 2: GIACOMAN INGRID E -			
Street 1: 46 MARY ST UNIT 2			
Twn/City: ARLINGTON			
St/Prov: MA		Cntry:	
Postal: 02474			

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1971, having primarily Brick Veneer Exterior and 734 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 3 Rooms, and 1 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R7	APTS MED		water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0		Sq. Ft.	Site		0	0.	0.00	6038																
Total AC/HA: 0.00000			Total SF/SM: 0			Parcel LUC: 102		Condo			Prime NB Desc		CONDO							Total:		Spl Credit		Total:			

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	339,400			339,400		126553
							GIS Ref
							GIS Ref
Total Card	0.000	339,400			339,400	Entered Lot Size	GIS Ref
Total Parcel	0.000	339,400			339,400	Total Land:	
Source:	Market Adj Cost	Total Value per SQ unit /Card:	462.40	/Parcel:	462.40	Land Unit Type:	Insp Date
							10/27/17

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	339,400	0	.	.	339,400		Year end	12/23/2021
2021	102	FV	334,600	0	.	.	334,600		Year End Roll	12/10/2020
2020	102	FV	325,200	0	.	.	325,200	325,200	Year End Roll	12/18/2019
2019	102	FV	306,700	0	.	.	306,700	306,700	Year End Roll	1/3/2019
2018	102	FV	282,100	0	.	.	282,100	282,100	Year End Roll	12/20/2017
2017	102	FV	262,500	0	.	.	262,500	262,500	Year End Roll	1/3/2017
2016	102	FV	260,200	0	.	.	260,200	260,200	Year End	1/4/2016
2015	102	FV	201,000	0	.	.	201,000	201,000	Year End Roll	12/11/2014

SALES INFORMATION

TAX DISTRICT

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
11/10/2021	SQ Mailed	MM	Mary M
10/27/2017	Measured	DGM	D Mann
5/6/2000		197	PATRIOT

Sign: VERIFICATION OF VISIT NOT DATA __/__/__



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	126553
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

